

From

The Member-Secretary,
Chennai Metropolitan
Development Authority,
No.1, Gandhi Irwin Road,
Egmore, Chennai-600 008.

To

The Commissioner,
Corporation of Chennai,
Rippon Buildings,
Chennai-600 003.

Letter No.B3/7212/2004, Dated:13.10.2004.

Sir,

Sub: CMDA - Planning Permission - Proposed construction of Stilt Floor + 4Floor Residential building with 4 dwelling unit at Plot No.12, TAS Chellaya Road, T.S.No.47/82, Block No.9C of Naduvakkarai Village Chennai - Approved regarding.

- Ref: 1. PPA received in SBC No.214/2004 dated.10.3.2004.
2. Applicant letter dated.13.6.2004 along with Revised plan.
3. This office even letter No.dated. 24.8.2004.
4. Applicant letter No Nil dated. 17.9.2004.

The Planning permission Application/Revised plan received in the reference 1st & 2nd cited for the construction of Stilt Floor + 4Floor residential building with 4 dwelling unit at Plot No.12, TAS Chellaya Road, T.S.No.47/82, Block No.9C of Naduvakkarai Village has been approved subject to the conditions incorporated in the reference 3rd cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference 4th cited and has remitted the necessary charges in Cash Bill No.35492 dated.9.9.2004 including Security Deposit for building Rs.1,22,200/- (Rupees One Lakh twenty two thousand and two hundred only) and Display Deposit of Rs.10,000/- (Rupees Ten thousand only) Development Charge Rs.20,000/- (Rupees Twenty thousand only) Additional Scrutiny Fee Rs.200/- (Rupees Two hundred only) Regularisation Charge Rs. 16,000/- (Rupees Sixteen thousand only) Security Deposit for building Rs.76,000/- (Rupees seventy six thousand only).

3. a) The applicant has furnished a demand draft in favour of Managing Director, Chennai Metropolitan Water Supply and Sewerage Board, for a sum of Rs.95,500/- (Rupees Ninety five thousand and five hundred only) towards water supply and sewerage infrastructure improvement charges in his letter dated.17.9.2004.

b) With reference to the sewerage system the promoter has to submit the necessary sanitary application directly to Metro Water and only after due sanction he can commence the internal sewer works.

c) In respect of water supply, it may be possible for Metro Water to extend water supply to a single sump for the above premises for purpose of drinking and cooking only and confined to 5 persons per dwelling at the rate of 10 lpcd. In respect of requirement of water for other uses, the promoter has to ensure that he can make alternate arrangements. In this case also, the promoter should apply for the water connection, after approval of the sanitary proposal and internal works should be taken up only after the approval of the water application. It shall be ensured that all walls, overhead tanks and septic tanks are hermetically sealed of with properly protected vents to avoid mosquito menace.

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4) Non provision of Rain Water Harvest structures as shown in the approved plans to the satisfaction of the Authority will also be considered as a deviation to the approved plans and violation of Development Control Rules and enforcement action will be taken against such development.

5) Two copies/sets of approved plans numbered as planning Permit No.B/Special Building/491 A&B/2004 dated.13.10.2004 are sent herewith. The Planning permit is valid for the period from 13.10.2004 to 12.10.2007.

6) This approval is not final. The applicant has to approach the Chennai Corporation for issue of building permit under the Local Body Act, only after which the proposed construction can be commenced.

Yours faithfully,

for MEMBER-SECRETARY.

Encl: 1. Two copies/sets of approved plans.

2. Two copies of planning permit,

Copy to:

1. M/s. Lotus Lefin PVT Ltd.,
No.145, AL Block,
2nd Street, 11th Main Road,
Shanthi Colony,
Anna Nagar, Chennai-600 040.

2. The Deputy Planner,
Enforcement Cell (South)
CMDA, Chennai-600 008.
(with one copy of approved plan).

3. The Member,
Appropriate Authority,
No.108, Mahatma Gandhi Road,
Nungambakkam, Chennai-34.

4. The Commissioner of Income-Tax,
Appropriate Authority,
No.108, Mahatma Gandhi Road,
Nungambakkam, Chennai-34.

sd/18/10.